

**Note: The following case(s) is/are included in this ad.**  
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<b>Process No.</b>	<b>Applicant Name</b>
<a href="#"><u>04-330</u></a>	<a href="#"><u>GAMENTERPRISES L.L.C.</u></a>
<a href="#"><u>04-457</u></a>	<a href="#"><u>JAY D. SCHWARTZ, TRUSTEE &amp; MILTON NUSSBAUM FAMILY, LTD. PART.</u></a>
<a href="#"><u>05-099</u></a>	<a href="#"><u>ANDREW GERRITS</u></a>
<a href="#"><u>05-114</u></a>	<a href="#"><u>JOE ANON</u></a>

HEARING NO. 05-9-CZ8-1 (04-330)

12-53-41  
Council Area 8  
Comm. Dist. 2

APPLICANT: GAMENTERPRISES L.L.C.

RU-1 to RU-2

SUBJECT PROPERTY: Lot 16, Block 1, NEW LITTLE ACRES, Plat book 42, Page 21.

LOCATION: The Southeast corner of N.W. 84 Street & N.W. 2 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 10,512.5 sq. ft.

RU-1 (Single-Family Residential)

RU-2 (Two-Family Residential)

APPLICANTS: JAY D. SCHWARTZ, TRUSTEE & MILTON NUSSBAUM FAMILY, LTD. PART.

- (1) Applicant is requesting to permit 12 new and/or used automobile and truck sales facilities located on a non-major access road (including major roadways of 3 or more lanes required).
- (2) Applicant is requesting to permit 96 parking spaces (181 spaces required).
- (3) Applicant is requesting to permit a landscaped open space of 10.38% (20% required).
- (4) Applicant is requesting to permit 31 lot trees (59 required).
- (5) Applicant is requesting to permit 35 street trees (51 required).
- (6) Applicant is requesting to permit seven two-way access ways along the street frontage of N.W. 55 Street and eight two-way access ways along the street frontage of N.W. 54 Street (6 permitted along each street frontage) and to permit four two-way access ways along the street frontage of N.W. 74 Avenue (3 permitted along the street frontage).

Upon a demonstration that the applicable standards have been satisfied, approval of requests #2 & #3 may be considered under §33-311(A)(19) (Alternative Site Development Option for the IU Zoning District) and approval of requests #1 through #6 (inclusive) may be considered under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Jay D. Schwartz," as prepared by Kimley-Horn and Associates, Inc., consisting of 2 sheets and plans by Delta Surveyors, Inc., consisting of 2 sheets dated received 5/25/05. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lots 1 through 24 (inclusive) and Lots 25 through 48 (inclusive), Block 2, PROSPECT TERRACE, Plat book 24, Page 37.

LOCATION: 7400-7478 N.W. 55 Street & 7401-7431 N.W. 54 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 3.9 Acres

PRESENT ZONING: IU-2 (Industry – Heavy)

HEARING NO. 05-9-CZ8-3 (05-99)

12-53-41  
Council Area 8  
Comm. Dist. 2

APPLICANT: ANDREW GERRITS

- (1) The applicant is requesting to permit a duplex residence setback a minimum of 5.3' from the interior side (north) property line (6' required).
- (2) The applicant is requesting to permit a duplex residence resulting in a lot coverage of 36% (30% permitted).

Upon a demonstration that the applicable standards have been satisfied, approval of these requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Mr. Andrew T. Gerrits," as prepared by Bahr Culpepper & Associates, dated signed and sealed 3/10/05 and consisting of 3 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: The south 60' of the north 310' in Block 1, ROSE BOWER, AMENDED PLAT, Plat book 32, Page 41.

LOCATION: 8201-03 N.W. 5 Court, Miami-Dade County, Florida.

SIZE OF PROPERTY: 60' x 135'

PRESENT ZONING: RU-2 (Two Family Residential)

HEARING NO. 05-9-CZ8-4 (05-114)

34-52-41  
Council Area 8  
Comm. Dist. 2

APPLICANT: JOE ANON

Applicant is requesting to permit two duplex residences; each with a lot area of 7,200 sq. ft. (7,500 sq. ft. required).

Upon a demonstration that the applicable standards have been satisfied, approval of this request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(b) (Non-Use Variance) or (c) (Alternative Non-Use Variance).

Plans are on file and may be examined in the Zoning Department entitled "Proposed New Duplex," as prepared by Alfredo M. Carbonell, consisting of 6 sheets: Site plans (two sheets called A-1 and dated 6/12/04); landscape plans (two sheets called A-2 and dated 6/22/04); floor plan called A-3 dated 6/15/04 and elevation drawings called A-6 and dated 7/9/04. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lots 9 & 10, Block 8, ACME GULFAIR, 1<sup>ST</sup> ADDITION, Plat book 44, P. 57.

LOCATION: Northwest corner of N.W. 23 Avenue and N.W. 103 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 0.33 Acre

PRESENT ZONING: RU-2 (Two-Family Residential)